

NO TRANSFER
TAX PAID

39-172

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT I, D. RICHARD LaVERDIERE, of Waterville, County of Kennebec and State of Maine,
021845

In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by JEFFREY LaVERDIERE, of Thomaston, County of Knox, and State of Maine, whose address is Box A BCF, Thomaston, Maine 04861

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and convey, WITH WARRANTY COVENANTS, unto the said JEFFREY LaVERDIERE, his heirs and assigns forever,

A certain lot or parcel of land, with the buildings thereon, situated in Waterville in the County of Kennebec and State of Maine, bounded and described as follows, to wit:

Beginning at a stone monument sunk in the ground at the intersection of the westerly line of said Summer Street and the southerly line of an unnamed street next southerly by Kimball Street; thence running westerly along the southerly line of said unnamed street one hundred thirty-five (135) feet to a stone monument sunk in the ground; thence running southerly sixty-one and one hundred forty-five thousands (61.145) feet to a stone monument sunk in the ground; thence running easterly one hundred forty-four and eighteen hundredths (144.18) feet to a stone monument sunk in the ground in said westerly line of said Summer Street; thence northerly along said westerly line of said Summer Street to the place of beginning.

Excepting and reserving, however, from the above described parcel a certain lot or parcel of land situated in said Waterville, bounded and described as follows, to wit:

Beginning at a point in the southerly line of Preston Street, which point is eighty (80) feet westerly of a stone monument at the intersection of said southerly line of Preston Street with the westerly line of Summer Street; thence running westerly along the southerly line of Preston Street a distance of fifty-five (55) feet to a stone monument; thence running southerly along the easterly line of Omer Proux sixty-one and one hundred forty-five thousands (61.145) feet to a stone monument; thence running easterly along the northerly line of Arthur Reny sixty-four and eighteen hundredths (64.18) feet; thence running northerly to the point of beginning.

Being the same premises conveyed to the herein Grantor by two Quitclaim Deeds Without Covenant of Barbara L. Bachner, the first dated December 15, 1987 and recorded in the Kennebec County Registry of Deeds at Book 3287 Page 285 and the second dated January 5, 1988 and recorded in said Registry at Book 3295 Page 248.

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EXCEPTING AND RESERVING, however, to the herein Grantor, a life estate to remain on the property for the duration of his lifetime.

IN WITNESS WHEREOF, I, the said **D. RICHARD LaVERDIERE** have hereunto set my hand and seal this 14 day of July, 1999.

Signed, Sealed and Delivered
in the presence of:

Barbara A. Leavitt
Witness

D. Richard LaVerdiere
D. RICHARD LaVERDIERE

ACKNOWLEDGEMENT

STATE OF MAINE
KENNEBEC, ss.

July 14, 1999

Personally appeared the above named **D. RICHARD LaVERDIERE** and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Barbara A. Leavitt
NOTARY PUBLIC

BARBARA A. LEAVITT
Notary Public, Maine

My Commission Expires August 21, 2000

(PRINT NAME)



re. deeds. LAVERDIERE to LAVERDIERE

RECEIVED KENNEBEC SS.

1999 JUL 26 PM 3:22

ATTEST: James R. Mann
REGISTER OF DEEDS